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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

DRAFT VARIATION TO THE GTMUDA, VIJAYAWADA FOR CHANGE OF LAND USE FROM RESIDENTIAL USE TO CENTRAL COMMERCIAL USE OF VIJAYAWADA MUNICIPAL CORPORATION, KRISHNA DISTRICT.

[Memo. No. 5157/I₂/2010, Municipal Administration & Urban Development, 12th July, 2010.]

The following draft variation to the land use envisaged in the Zonal Development Plan of Vijayawada Zone, which was sanctioned in G.O.Ms.No. 674, M.A., dated 29-12-2006, is proposed in exercise of the powers conferred by sub-section (2) of section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 is hereby published as required by sub-section (3) of the said section.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-500 022.

DRAFT VARIATION

The site falling in N.T.S. No. 104/P, R.W.No.11 Block No. 28 of Vijayawada Municipal Corporation to an extent of 459.55 Sq.mtrs, the boundaries of which are given in the schedule below and which is presently earmarked for Residential Use in the Zonal Development Plan of Vijayawada Zone, sanctioned by the Government in G.O.Ms.No.674, M.A., dated : 29.12.2006, is now proposed to be designated for Central Commercial Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 04/2010/VJA City which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Vijayawada, Subject to the following conditions:

- (a) that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

- (b) that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
- (c) the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
- (d) the change of land use shall not be used as the proof of any title of the land.
- (e) the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
- (f) The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.
- (g) any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Developement Authority, Vijayawada.
- (h) That the applicant should obtain building permission from the Municipal Corporation, Vijayawada duly surrendering the road affected portion free of cost to VMC

SCHEDEULE

NORTH : Existing Pinamaneni poly clinic road falling N.T.S.No.102, R.W.No. 11 of Vijayawada Municipal Corporation.

SOUTH : Site falling in N.T.S.No. 104/P, R.W.No. 11 of Vijayawada Municipal Corporation.

EAST : Site falling in N.T.S.No. 105, R.W.No. 11 of Vijayawada Municipal Corporation.

WEST : Site falling in N.T.S.No. 103 & 104/P, R.W.No. 11 of Vijayawada Municipal Corporation.

DRAFT VARIATION TO THE VGTMUDA, VIJAYAWADA FOR CHANGE OF LAND FROM RESIDENTIAL USE TO INDUSTRIAL USE OF NUNNA VILLAGE, VIJAYAWADA RURAL MANDAL, KRISHNA DISTRICT.

[Memo. No. 15501/I₂/2009, Municipal Administration & Urban Development, 12th July, 2010.]

The following draft variation to the land use envisaged in the Zonal Development Plan of Nunna Zone, which was sanctioned in G.O.Ms.No. 676, M.A., dated 29-12-2006, is proposed in exercise of the powers conferred by sub-section (2) of section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 is hereby published as required by sub-section (3) of the said section.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-500 022.

DRAFT VARIATION

The site falling in R.S.No. 369/3P, 4P & 370/1A of Nunna Village, Vijayawada Rural Mandal, Krishna District to an extent of Ac. 0.76 cents or 3106.39 Sq.Mtrs the boundaries of which are given in the schedule below, which is presently earmarked for Residential use in the Zonal Development Plan of Nunna Zone, which was sanctioned by the Government in G.O.Ms.No.676, M.A., dated: 29-12-2006, is now proposed to be designated for Industrial Use, as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 13/2009/Nunna VJA, which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Vijaywada, **Subject to the following conditions:**

(a) that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

(b) that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.

(c) the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.

(d) the change of land use shall not be used as the proof of any title of the land.

(e) the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.

(f) The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.

(g) any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Developement Authority, Vijayawada.

(h) That the applicant should obtain building permission from the Authority duly paying the required fee & charges.

(i) That the applicant should maintain 30 feet (9 mtrs) buffer as Green belt.

SCHEDULE

NORTH : Site falling in R.S.No. 369/4P, 367/part of Nunna Village, Vijayawada Rural Mandal, Krishna District.

SOUTH : Site falling in R.S.No. 370/part of Nunna Village, Vijayawada Rural Mandal, Krishna District.

EAST : Site falling in R.S.No. 369/5 part of Nunna Village, Vijayawada Rural Mandal, Krishna District.

WEST : Site falling in R.S.No. 369/2p, 3p and R.S.No. 367/part and 370/part of Nunna Village, Vijayawada Rural Mandal Krishna District.

T.S. APPA RAO,
Principal Secretary to Government.(U.D.)

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